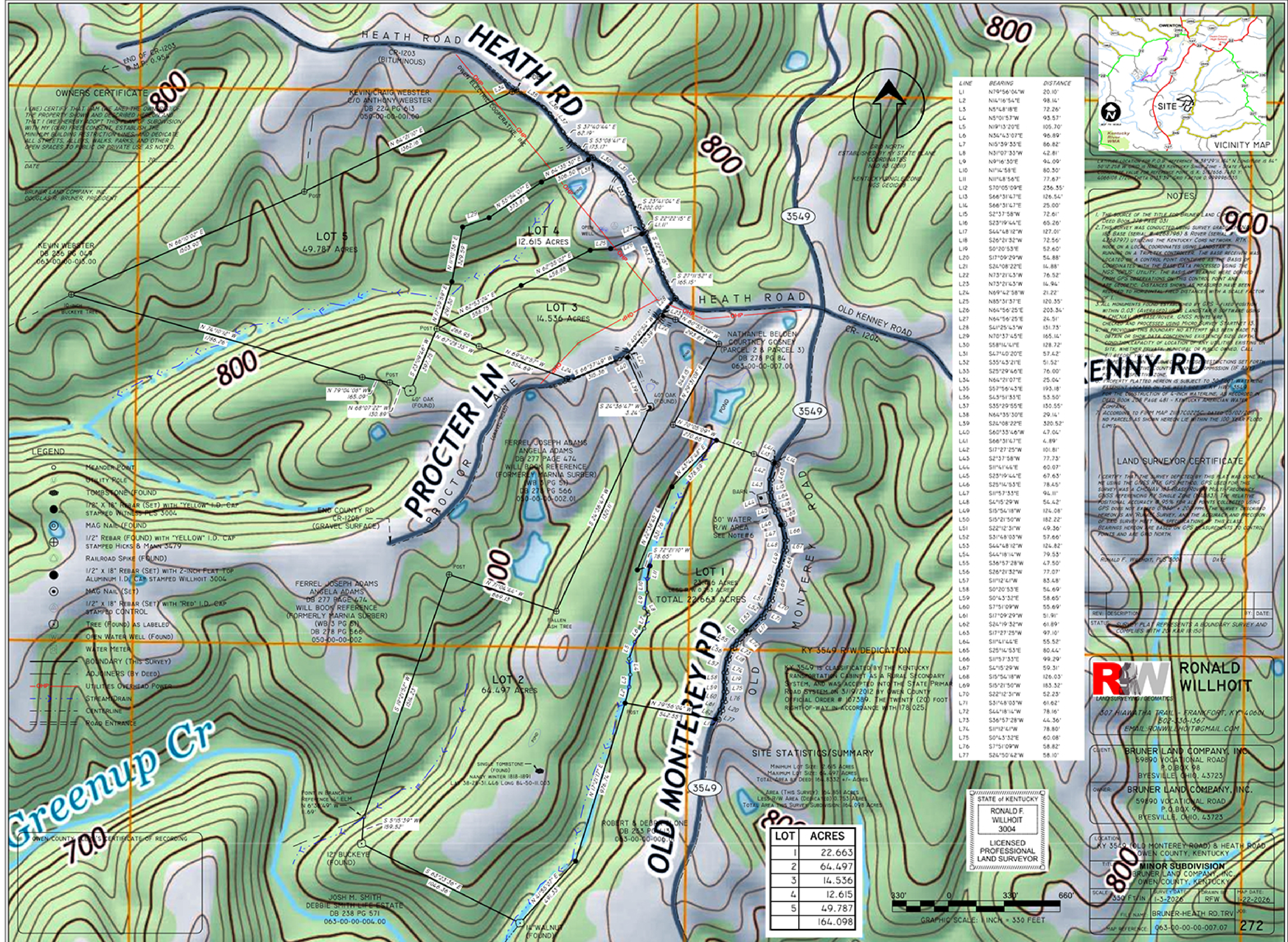




OWNERS CERTIFICATE

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, AND THAT I (WE) HEREBY ACCEPT THIS MAP OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTIONS, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE _____

BRUNER LAND COMPANY, INC.
DOUGLAS R. BRUNER, PRESIDENT

- LEGEND
- MEANDER POINT
 - UTILITY POLE
 - TOMBSTONE (FOUND)
 - 1/2" X 18" REBAR (SET) WITH "YELLOW" I.D. CAP STAMPED WITH SS PLS 3004
 - MAG NAIL (FOUND)
 - 1/2" REBAR (FOUND) WITH "YELLOW" I.D. CAP STAMPED HICKS & MANN 3479
 - RAILROAD SPIKE (FOUND)
 - 1/2" X 18" REBAR (SET) WITH 2-INCH FLAT-TOP ALUMINUM I.D. CAP STAMPED WILLHOIT 3004
 - MAG NAIL (SET)
 - 1/2" X 18" REBAR (SET) WITH "RED" I.D. CAP STAMPED CONTROL
 - TREE (FOUND) AS LABELED
 - OPEN WATER WELL (FOUND)
 - WATER METER
 - BOUNDARY (THIS SURVEY)
 - ADJACINERS (BY DEED)
 - UTILITIES OVERHEAD POWER
 - STREAM/DRAIN
 - CENTERLINE
 - ROAD ENTRANCE

Greenup Cr

OWEN COUNTY, KY

JOSH M. SMITH
DEBBIE SMITH LIFE ESTATE
DB 238 PG 571
063-00-00-004.00

FERREL JOSEPH ADAMS
ANGELA ADAMS
DB 277 PAGE 474
WILL BOOK REFERENCE
(FORMERLY MARNIA SURBER)
(WB/3 PG 51)
DB 278 PG 566
050-00-00-002.01

LOT 5
49.787 ACRES

LOT 4
12.615 ACRES

LOT 3
14.536 ACRES

FERREL JOSEPH ADAMS
ANGELA ADAMS
DB 277 PAGE 474
WILL BOOK REFERENCE
(FORMERLY MARNIA SURBER)
(WB/3 PG 51)
DB 278 PG 566
050-00-00-002.01

LOT 2
64.497 ACRES

LOT 1
22.663 ACRES
TOTAL 22.663 ACRES

SITE STATISTICS/SUMMARY

MINIMUM LOT SIZE: 2.615 ACRES
MAXIMUM LOT SIZE: 64.497 ACRES
TOTAL AREA BY DEED: 164.8332 +/- ACRES

AREA (THIS SURVEY): 94.951 ACRES
LESS R/W AREA (DEED 150) 0.153 ACRES
TOTAL AREA THIS SURVEY SUBDIVISION: 94.798 ACRES

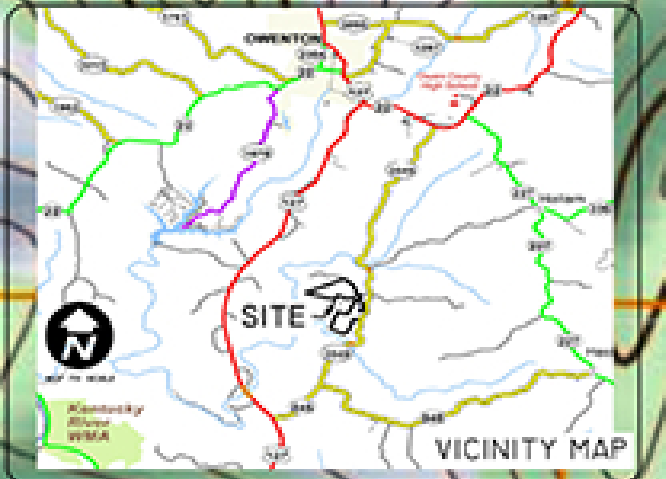
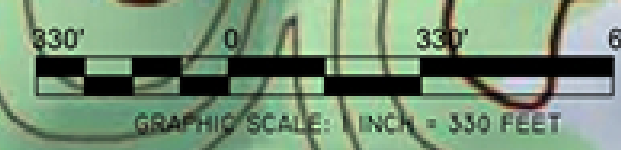
LOT	ACRES
1	22.663
2	64.497
3	14.536
4	12.615
5	49.787
	164.098

LINE	BEARING	DISTANCE
L1	N79°56'04"W	20.10'
L2	N4°16'54"E	98.16'
L3	N5°48'18"E	72.26'
L4	N5°01'57"W	93.53'
L5	N19°13'20"E	105.70'
L6	N36°43'07"E	96.89'
L7	N15°39'35"E	86.82'
L8	N31°07'33"W	42.81'
L9	N9°16'30"E	94.09'
L10	N11°45'58"E	80.50'
L11	N11°48'56"E	77.67'
L12	S70°05'09"E	256.35'
L13	S66°31'47"E	126.54'
L14	S66°31'47"E	25.00'
L15	S21°37'58"W	72.61'
L16	S23°19'44"E	65.20'
L17	S44°48'12"W	127.01'
L18	S26°21'32"W	72.56'
L19	S01°20'53"E	52.60'
L20	S17°09'29"W	56.88'
L21	S24°08'22"E	14.88'
L22	N73°21'43"W	76.52'
L23	N73°21'43"W	14.94'
L24	N69°42'58"W	21.22'
L25	N85°31'37"E	120.35'
L26	N64°56'25"E	203.34'
L27	N64°56'25"E	26.51'
L28	S41°25'43"W	151.73'
L29	N70°37'45"E	165.14'
L30	S58°14'41"E	128.72'
L31	S47°40'20"E	57.42'
L32	S55°43'21"E	51.52'
L33	S25°29'46"E	76.00'
L34	N64°28'07"E	25.04'
L35	S57°56'43"E	193.18'
L36	S43°51'33"E	53.50'
L37	S55°29'55"E	150.55'
L38	N64°35'30"E	29.14'
L39	S24°08'22"E	320.52'
L40	S60°35'46"W	47.04'
L41	S66°31'47"E	4.89'
L42	S17°27'25"W	101.81'
L43	S21°37'58"W	77.73'
L44	S11°41'44"E	60.07'
L45	S23°19'44"E	67.63'
L46	S25°14'53"E	78.45'
L47	S11°57'33"E	94.11'
L48	S4°15'29"W	56.62'
L49	S15°54'18"W	124.08'
L50	S15°21'50"W	182.22'
L51	S22°12'31"W	49.36'
L52	S31°48'03"W	57.60'
L53	S44°48'12"W	124.82'
L54	S44°18'14"W	79.53'
L55	S36°57'28"W	47.50'
L56	S26°21'32"W	77.07'
L57	S11°12'41"W	83.48'
L58	S01°20'53"E	54.69'
L59	S01°43'32"E	58.65'
L60	S71°51'09"W	55.69'
L61	S17°09'29"W	51.91'
L62	S24°19'32"W	68.89'
L63	S17°27'25"W	97.10'
L64	S11°41'44"E	55.52'
L65	S25°14'53"E	80.44'
L66	S11°57'33"E	99.29'
L67	S4°15'29"W	59.31'
L68	S15°54'18"W	126.03'
L69	S15°21'50"W	183.32'
L70	S22°12'31"W	52.23'
L71	S31°48'03"W	68.62'
L72	S44°18'14"W	78.16'
L73	S36°57'28"W	44.36'
L74	S11°12'41"W	78.80'
L75	S01°43'32"E	60.08'
L76	S71°51'09"W	58.82'
L77	S24°50'42"W	58.10'

STATE OF KENTUCKY

RONALD F. WILLHOIT
3004

LICENSED PROFESSIONAL LAND SURVEYOR



NOTES

1. THE SOURCE OF THE TITLE FOR BRUNER LAND COMPANY DEED BOOK 277 PAGE 474 IS AS FOLLOWS:

2. THIS SURVEY WAS CONDUCTED USING SURVEY GRADE 1100 BASE (SERIAL # 2687706) & ROVER (SERIAL # 4268797) UTILIZING THE KENTUCKY COGS NETWORK. RTK MODE ON A LOCAL COORDINATES USING LANDMASTER'S RUNNING ON A TRIPLEX CONTAINER. THE BASE RECEIVED WAS LOCATED BY A CONTROL POINT DESIGNATED BY THE BASIS OF COGNATE WITH THE BASE DATA PROCESSED USING THE NGS "WLS" UTILITY. THE BASE OF BEARING WAS DERIVED FROM GPS MEASUREMENTS ON THIS CONTROL POINT AND WAS GEOMETRIC. DISTANCES SHOWN AS MEASURED HAVE BEEN REDUCED TO HORIZONTAL FIXED DISTANCES WITH A SCALE FACTOR OF 1.

3. ALL MONUMENTS FOUND ESTABLISHED BY GPS - FIXED POSITION WITHIN 0.03' (GAYLORD) USING LANDSTAR 8 SOFTWARE USING CHAINVIA BASE/ROVER. GPS POINTS WERE CHAINED AND PROCESSED USING HIGH SURVEY 3 SOFTWARE. 5. LOW PRECISION BOUNDARY ADJUSTMENT WAS MADE TO OBTAIN OR SHOW DATA CONCERNING EXISTING SIZE DEPENDING ON THE CAPABILITY OF LOCATION OF ANY UTILITIES EXISTING ON SITE, WHETHER EARTH-EMBEDDED OR PUBLIC OWNED. CALL 811 BEFORE DIGGING.

4. THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE KENTUCKY SURVEYING ACT AND THE KENTUCKY SURVEYING BOARD. THE SURVEY WAS PLATTED HEREON IS SUBJECT TO 30% TYPICAL REVISIONS. NO PARCELS AS SHOWN HEREON LIE WITHIN THE 100 YEAR FLOOD LIMIT.

LAND SURVEYOR CERTIFICATE

I CERTIFY THAT THE SURVEY DEPICTED BY THIS PLAT WAS DONE BY ME USING THE GPS AND GPS METHOD. GPS USED FOR THIS SURVEY WAS A CHAINVIA BASE/ROVER MULTI-FREQUENCY GPS. REFERENCE BY SINGLE ZONE (1100). THE RELATIVE POSITIONAL ACCURACY IS 0.05 M PER 100 FEET. THE SURVEY DONE BY GPS DOES NOT EXCEED 0.04" + 20.0 PPM. THE SURVEY DONE HEREON IS AN "RURAL" SURVEY, AND THE ACCURACY AND PRECISION OF THIS SURVEY MEET THE SPECIFICATIONS. THIS CLASS OF SURVEYING HEREON IS BASED ON GPS MEASUREMENTS TO CONTROL POINTS AND ARE GRID NORTH.

RONALD F. WILLHOIT, PLS 3004

DATE _____

REV. DESCRIPTION

STAT. SURVEY PLAT REPRESENTS A BOUNDARY SURVEY AND COMPLES WITH 25 KAR 11.50

RONALD WILLHOIT

LAND SURVEYING & GEOMATICS

307 HIAWATHA TRAIL - FRANKFORT, KY 40601
502-350-1367
EMAIL: RONWILLHOIT@GMAIL.COM

CLIENT: BRUNER LAND COMPANY, INC.
59690 VOCATIONAL ROAD
P.O. BOX 98
BYESVILLE, OHIO, 43723

OWNER: BRUNER LAND COMPANY, INC.
59690 VOCATIONAL ROAD
P.O. BOX 98
BYESVILLE, OHIO, 43723

LOCATION: KY 3549 (OLD MONTEREY ROAD) & HEATH ROAD
OWEN COUNTY, KENTUCKY

TITLE: MINOR SUBDIVISION
BRUNER LAND COMPANY, INC.
OWEN COUNTY, KENTUCKY

SCALE: 1" = 330' FT. IN

SURVEY DATE: 1-3-2026

DRAWN BY: RFW

MAP DATE: 1-22-2026

FILE NAME: BRUNER-HEATH RD.TRY

MAP REFERENCE: 063-00-00-007.07

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